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**NATIONAL REGISTER OF HISTORIC PLACES
Continuation Sheet**

CHERRYDALE HISTORIC DISTRICT, ARLINGTON COUNTY, VA (VDHR 000-7821)

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6. Function or Use

Historic Functions (enter categories
from instructions)

COMMERCE/TRADE/specialty stores
COMMERCE/TRADE/restaurants
EDUCATION/school
GOVERNMENT/fire station
RELIGION/religious facility
RELIGION/church school
RELIGION/church-related residence
SOCIAL/meeting hall

Current Functions (enter
categories from instructions)

COMMERCE/TRADE/restaurants
EDUCATION/school
GOVERNMENT/fire station
RELIGIOUS/religious facility
RELIGIOUS/church school
RELIGIOUS/church-related residence

7. Description

MODERN MOVEMENT/International
LATE VICTORIAN/Gothic Revival
LATE VICTORIAN/Italianate
LATE VICTORIAN/Renaissance
LATE 19th and 20th CENTURY REVIVALS/Mission/Spanish Colonial Revival

SUMMARY DESCRIPTION

Located three-and-half miles from Washington, D.C., Cherrydale is a residential neighborhood in central Arlington County, Virginia. Cherrydale is located west of the neighborhoods of Maywood and Lyon Village, north of Ballston-Virginia Square, east of Waverly Hills, and south of Donaldson Run. The historic district is roughly bounded by Lorcom Lane to the north between North Monroe Street and Military Road, Interstate 66 to the east and south, and North Utah Street and North Taylor Street to the west, south of Old Dominion Drive. Lee Highway bisects the community, serving at its primary

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commercial corridor.

Defined by its major transportation routes, Cherrydale is a residential community with landscaped streets and parks, rectangular housing lots, freestanding and paired single-family dwellings, and a highly traveled commercial corridor. The community is primarily made up of single-family dwellings, supported by multiple-family buildings, a park, meeting halls, churches, and commercial buildings. Many of the properties include freestanding or attached garages and sheds. The dwellings are set back from the road with sidewalks and yards buffering them from the public rights-of-way, while the commercial properties are located closer to the street with off-street parking. The Cherrydale Historic District is made up of 884 properties, including 828 single-family dwellings, twenty-six multiple dwellings, three churches and a church school, twenty-two commercial buildings, two service stations, a fire station, and a meeting hall.

Primarily, the domestic buildings in Cherrydale range from the 1880s to infill housing of the turn of the 21st century, with the majority of dwellings constructed in the second quarter of the 20th century. Overwhelmingly, the residential buildings are constructed of wood frame, although a number of masonry structures exist. The use of concrete, both poured and blocks, for the foundations and even the structural systems was prevalent in Cherrydale by the 1920s. This was largely because of the concrete aggregate and blocks were manufactured locally at the Cherrydale Cement Block Company, which was owned by Charles Toone. Architectural styles presented in Cherrydale are suburban in scale and ornamentation, illustrating modest examples of Queen Anne, Colonial Revival, Italianate, Gothic Revival, Art Deco, Craftsman, Tudor Revival, Classical Revival, Spanish Revival, and Moderne styles.

DETAILED DESCRIPTION

Initial Platting and Development of Cherrydale (1898-1929)

The first areas of Cherrydale to be actively developed were along what are now Lee Highway and North Quincy Street during the second half of the 19th century on property owned by the Schutt family. The first subdivision in what ultimately became the neighborhood of Cherrydale was located on the west side of North Randolph Street between North 17th Street and North 21st Street. Predating the laying of the roads in this area, the subdivision created seven large building lots specifically created for members of the

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Schutt family. A second Schutt family subdivision was located on the north side of North 20th Street, west of Quincy Street. There were twelve lots known as "Schutt's Subdivision." This latter subdivision, specifically created to be marketed for residential development, is the first true residential subdivision in Cherrydale. Twenty additional subdivisions were created in Cherrydale between 1905 (Dominion Heights) and 1926 (Lee Heights, 6th Addition and Waverly Hills). No subdivisions were created between 1926 and 1936. Although the initial development of these platted subdivisions was slow, by 1936, approximately 423 residential buildings, twenty-five commercial structures, four churches, two service stations, and a school had been constructed within the historic district boundaries.

The majority of the buildings constructed in this initial phase of development were freestanding structures, sited on large lots that extended back to the center of the blocks. A number of twin dwellings were also built during this period, erected as a single structure that provided attached housing for two families. The buildings at 3715 and 3718 20th Street (1898), located in the Schutt's Subdivision, are excellent examples of twin dwellings. The earliest domestic buildings, generally dating from the latter part of the 19th century to the 1910s, exhibit many of the architectural elements common with the late Victorian era, including multi-gabled roofs, wrap-around porches, stained glass windows, projecting bays, and asymmetrical massing. These dwellings are generally confined to the blocks south of Lee Highway, particularly along Kenmore Street, Oakland Street, Stafford Street, Monroe Street, Nelson Street, 17th Street, 20th Street, and 21st Street.

Widely influential in America from the 1870s until just after the turn of the 20th century, when Cherrydale was initially being transformed from a rural crossroads to a platted suburb, the Queen Anne style found an exuberant expression in wood, and frequently incorporated classical columns and decorative motifs borrowed from colonial architecture. The majority of the Queen Anne houses in Cherrydale are constructed on brick foundations with wood-frame structural systems clad with shingles and/or weatherboard. Presently clad in a variety of materials, the roofs consist of a number of intricate pitches that rise from the main hip or gable. The forms of the dwellings are typically accentuated by corner towers, porches, and bay windows, accented with columns, balustrades, and patterned shingles. Examples of the Queen Anne style in Cherrydale include the wood-frame dwellings at 1803 Stafford Street (1895), 1923 Quincy Street (1900), 2035 Taylor Street (1900), 1814 Stafford Street (1900), and 1920 Nelson Street (1904), to name only a few.

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The Schutt House at 1721 Quincy Street at the turn of the 20th century is one of the most recognizable dwellings in Cherrydale from this early period. Queen Anne in style, the rectangular building is two bays wide with a central entry. The steeply pitched side-gable roof has wide overhanging eaves and an interior-end brick chimney. The stylistic ornamentation is primarily focused on the two-story wrap-around porch with its turned posts, square balusters, and latticed roof that supports the 100-year-old wisteria. Constructed on or near the foundation of the 1840s Sisson House, the imposing building stands on a large, sloping lot that is not typical of the lots platted by the various developers throughout Cherrydale in subsequent decades. Rather, the property, which is located on the western edge of the Cherry Valley Nature Area, is representative of the subdivision of the Schutt family landholdings.

The Italianate style, prevalent from the late 1880s to the 1920s, was popularized in England during the Picturesque movement. Identifying features include bracketed cornices, elongated arched windows, bracketed porch supports, molded window hoods, shallow-pitched roofs, beltcourses, and decorative window surrounds. Less ornate examples survive in Cherrydale at 2011-2013 Oakland Street (1900) and 3421 17th Street (1900), for example. The attached dwellings at 2011-2013 Oakland Street stand two-and-a-half stories in height with a side-gable roof and central interior brick chimney. The brick structure, finished with two-course rowlock arched lintels, has been clad in vinyl siding and covered by a false mansard roof with dormers. The freestanding single-family dwelling at 3412 17th Street is constructed of wood frame now clad in vinyl siding. Standing two stories in height, the building has a one-story porch that extends across the three bays of the façade.

Following on the heels of America's Centennial celebrations in 1876, the Colonial Revival style emerged in the early 1880s. The style, which borrowed heavily from early American architecture—particularly Georgian and Federal buildings—was largely an outgrowth of a new nationwide pride in the past and a rapidly growing interest in historic preservation. In the early phase, the Colonial Revival style remained the exclusive domain of fashionable architectural firms and was favored for the large residences of wealthy clients. In general, as the style spread to suburbs like Arlington County and increased in popularity, the detailing and form became increasingly more modest. The stylistic impression presented during the first years of development in Cherrydale epitomizes the suburban expression of the Colonial Revival.

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The majority of the Colonial Revival-style houses in Cherrydale are constructed on brick or concrete foundations with masonry or wood-frame structural systems often clad with weatherboard. The roofs, presently clad primarily in asphalt shingles, originally were sheathed in a variety of materials with intricate pitches that spurred from the main hip or gable. The square or rectangular forms of the dwellings are typically accentuated by porches, dormers, columns, pediments, balustrades, wide cornices, transoms and patterned shingles. Excellent examples of the early Colonial Revival buildings include the single dwellings at 1713 Quebec Street (1897), 2011 Nelson Street (1900), 4010 North 21st Street (1900), 2014 Kenmore Street (1900), 2028 Taylor Street (1900), and 2000 Nelson Street (1904).

The two-story masonry dwelling at 1713 Quebec Street encompasses many of the quintessential Colonial Revival details. Constructed between 1890 and 1897, the building is finished with 6/1 double-hung, wood sash windows, a pedimented portico with grouped posts, cornice returns, an interior brick chimney, and a gambrel roof. The dwelling has a concrete and wood-frame structure that is stuccoed on the first story and clad in wood shingles on the upper story. The building, constructed for the Schutt family, is one of the first examples of poured concrete construction in Cherrydale. It is locally known as the Tin Can House because cans, bottles, and rags were placed in the wall structure to reduced the amount of poured concrete needed to construct the building. The wood frame and details were built by Asa Donaldson, a local craftsman.

The Binns House at 4010 North 21st Street was constructed in 1900 in the Colonial Revival style. Covered by a hipped roof with overhanging eaves, the wood-frame structure has a foursquare plan with a three-bay-wide front porch and hipped dormers. The building is clad in asbestos shingles and sits on a concrete block foundation. It has paired 6/1 double-hung, wood sash windows and a rear porch.

The Colonial Revival-style house at 2000 Nelson Street, built in 1904, is covered by a front-gabled roof with an interior brick chimney, overhanging cornice, and returns. Set on a poured concrete foundation, the wood-frame building is clad in weatherboard siding and has a full-width front porch and bay window. The two-and-a-half-story building was the home of baseball great Eddie Foster (1888-1937).

Later examples of the Colonial Revival style exhibit hipped, side gable, and gambrel roofs with dormers,

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ornamented cornices, flared eaves, and brick chimneys. The buildings are generally wood frame, clad in weatherboard, stucco, or vinyl siding. The foundations are all concrete, either poured or rock-faced block. The single and paired window openings hold 1/1, 6/1, and 6/6 double-hung sash with square-edged surrounds and flat lintels. All of the examples are augmented by one-story porticoes or porches, either full-width or wrap-around. The supporting posts are typically Tuscan columns, although a number of turned posts were noted. The buildings range in height from one-and-a-half stories to two-and-a-half stories, with the foursquare, Cape Cod, and rectangular box the dominant forms. These later examples of the Colonial Revival style are located at 4052 21st Street (1915), 4221 15th Street (1920), 2136 Stafford Street (1920), 1513 Taylor Street (1922), 2121 Quebec Street (1923), and 1817 Kenmore Street (1923) to name just a few.

One of the most prolific forms for domestic architecture in Cherrydale is the bungalow, becoming popular as early as the turn of the 20th century. The bungalow mimicked the plan and massing traditionally associated with the fashionable Queen Anne style; yet, the bungaloid form was invariably one to one-and-a-half stories in height. The bungalow is covered by a low-pitched, intersecting gable roof that encompassed the often wrapping porch. The irregular plan allowed for additional window openings and direct access to the porch from various secondary rooms. The modest arrangement of the wood-frame buildings made them one of the most popular low- to middle-income domestic forms in growing suburban communities across the United States. During the 1910s and 1920s, the bungalow was the most popular building form in Cherrydale. Bungalows in Cherrydale, like many neighboring Arlington communities, are one of three variations: one-and-a-half-story side-gable with dormer, one-story side gable with no dormer, or one-story front-gable. The most common of these is the one-and-a-half-story side-gable bungalow with dormer. This building variation generally features shed-roof dormers and partial or full-width one-story porches contained within the slope of the roof.

The front-gabled bungalow at 1706 Randolph Street (1910) stands two stories in height on a poured concrete foundation. The wood-frame structure is clad in stucco and pierced by 1/1 windows. The Craftsman-style ornamentation is predominately illustrated on the one-story, two-bay-wide porch with its rock-faced concrete bases and tapered columns. This building was constructed by Asa Donaldson for the Schutt family.

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The 1920 dwelling at 1903 North Monroe Street is constructed of wood frame covered in square-butt wood shingles. Set on a poured concrete foundation, the one-and-a-half-story building is pierced by 4/1 double-hung sash windows, six-light casement windows, and a bay window. It has a side-gable roof and a one-story, three-bay-wide front porch with square posts. Similar examples of the bungalow were constructed at 1708 North Stafford Street (1923), 1821 North Oakland Street (1927), and 3706 17th Street (1928).

The popularity of the bungalow was generated in part by the availability and vogue of prefabricated kit-houses or mail-order houses. The largest, and by far the best known of the mail order companies was Sears, Roebuck and Company of Chicago, Illinois. The company began to design and sell house kits in the mid-1890s, and in its three decades of operation, Sears made a substantial contribution to 20th-century housing in America. One of the reasons for the popularity of Sears houses was that they consciously reflected popular American tastes of the period. During the late 19th and early 20th centuries, other companies offering architectural plans and kit houses emerged, including the Hodgson Company, Alladin Homes, Ray H. Bennett Lumber Company and Montgomery Ward. All shipping was done by rail and, due to the fact that Cherrydale was ideally located near several of the Washington and Old Dominion Railway stops, mail-order houses could be easily delivered to the community. Often builders and real estate developers purchased a plan and proceeded to erect numerous examples of the building based on the original mail-order design. Consequently, positive identification of mail-order and catalog houses during a reconnaissance survey is nearly impossible, although it is believed a number of these buildings presently stand in Cherrydale. The Craftsman-style bungalow at 1815 Stafford Street, for example, has been positively identified as a Sears, Roebuck and Company mail-order house that was purchased by Charles and Ethel Taylor for \$1,460 in 1929. The model, known as "Sunlight," provided five rooms and a bath, full-width front porch with hipped roof, exposed rafter ends, and a glazed front door. Typical of buildings in Cherrydale, the house was set on a rock-faced concrete block foundation. Sears's "Simplex" garage was erected adjacent to the dwelling the following year.

Intense Development of Cherrydale (1930-1953)

By 1953, the many subdivisions of Cherrydale were predominately improved with residential buildings served by commercial and institutional buildings located on a street that bisected the neighborhood. The

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self-sufficient suburb of Washington, D.C. included 735 domestic structures, thirty-four commercial buildings, five service stations, a school, four churches and a church school, and a meeting hall. The buildings were generally set back from the street on narrow rectangular lots, a few with alleys that bisected or terminated at the center of the blocks. The residential buildings constructed during this second period of development are generally of wood frame and/or concrete-block on solid masonry foundations. Many of the properties have one-story wood-frame or masonry garages, documenting the dependence on the automobile.

In the second quarter of the 20th century, the period in which Cherrydale was actively being developed, traditional domestic forms were often adopted. The Colonial Revival style, for example, was quickly embraced by developers and architects to meet the housing needs of suburban Arlington County in the middle part of the 20th century. The adaptation of the style to the middle-income housing of Cherrydale resulted in three-bay-wide rectangular wood-frame or brick structures with projecting porticos, cornice returns, open pediments, and Tuscan columns. The Colonial Revival-style dwellings of Cherrydale tend to be slightly smaller in scale and form than those of neighboring communities. Another notable distinction is the reduced stylistic ornamentation, a trend that reflected the mass production of domestic dwellings to meet the growing housing needs of the nation's capital in the 1930s and 1940s. This more modest interpretation of the Colonial Revival style is particularly visible on North Utah Street and north of Lee Highway along Vacation Lane, where the two-story brick dwellings are virtually identical in plan, form, massing, material, and have limited stylistic ornamentation. Examples are located at 1609 North Utah Street (1945), 1625 North Utah Street (1945), 3622 Vacation Lane (1950), 3615 Vacation Lane (1953), and 3905 Vacation Lane (1953).

Similarly, the one-and-a-half-story Cape Cod buildings of the 1930s and 1940s exhibit the familiar detailing and form commonly associated with the Colonial Revival style. This one-and-a-half-story form provided an adequate and affordable housing mode for the growing population of working- and middle-class residents of Arlington County, while mimicking the fashionable style of the period. A popular form found throughout the neighborhood, the Cape Cod buildings are typically constructed of brick with side-gable roofs and front-gable dormers. The examples identified in Cherrydale typically have a central-passage plan. Detailing includes flat door surrounds with shallow Tuscan pilasters supporting a slightly projecting entablature, a corbeled brick cornice on the facade, and rectangular 6/6 double-hung, wood

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sash windows with brick sills. Examples of Cape Cod dwellings are located at 1617 North Utah Street (1940), 1819 North Utah Street (1945), 1929 North Utah Street (1945), and 2007 North Utah Street (1945). The one-and-a-half-story dwelling at 1903 North Utah Street (1945) has a Cape Cod form displaying the fashionable Tudor Revival style with half-timbering, a shouldered chimney on the façade, and diamond-paned windows.

A distinct architectural style noted only a few times in Cherrydale is the Spanish-inspired houses, which reflected a loose adaptation of features often found on Spanish Colonial Mission buildings constructed in the southwestern United States. Typically asymmetrical in plan, the Spanish Colonial Revival-style buildings are modest one-story buildings. The dwellings are three bays wide with flat roofs obscured by stucco-clad parapet walls. One example, located at 1801 North Taylor Street (1930), features a central entry with an elliptical fanlight flanked by triple-light windows topped by fanlights. The wall of the façade is set within a loggia with semi-circular arched openings and square posts. Other examples of this style are located at 2009 North Oakland Street (1918), 1714 North Taylor Street (1930-1945), and 1817 North Oakland Street (1937).

The International style of architecture is represented in Cherrydale, although minimally. This style, utilizing the building materials rather than applied ornamentation, was popular during the second quarter of the 20th century. The use of steel and concrete as structural elements made the load-bearing wall unnecessary and encouraged the use of large expanses of glass. The two-story dwellings at 2240 North Quebec Street (1941), 2244 North Quebec Street (1941), and 2248 North Quebec Street (1941) are excellent examples of this style. Each building is square in plan with a flat roof, has asymmetrical massing, and is wrapped by one-story attached garages and porches that create various levels. Designed by the same architect, the buildings each have deep set openings with casement, sliding, and fixed windows. The single entries are framed by multi-light glass block transoms and sidelights.

The steel-framed Lustron house at 1818 Randolph Street is one of the more unusual domestic buildings in Cherrydale. In 1947, Eileen Moore and William M. Hill purchased the property and contracted the Construction Associates, Inc of Portsmouth to erected the Lustron house at the site in 1949. The modest one-story dwelling is three bays wide with an inset porch at the northwest corner. The windows have fixed center lights flanked by four-light casement windows and molded metal sills and surrounds.

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Typical of Lustron houses, the dwelling is clad in porcelain-enamel panels and has a side-gable roof. The Lustron Company was recognized as one of the best-capitalized and industrialized companies of the period, producing 2,800 porcelain-enameled steel houses. The need for quick, inexpensive housing during the late 1940s appears to have prompted the construction of Lustron houses in Arlington County, where eight documented examples are extant.

Non-Historic Development in Cherrydale (1954-present)

Cherrydale experienced little construction after the middle of the 20th century as residential buildings improved most of the interior lots by this time. A few of the remaining unimproved lots, however, have subsequently been improved in the last quarter of the 20th century with single-family dwellings. More recently, historic dwellings have been razed and replaced by larger, non-contributing residential buildings that attempt to be compatible with the historic housing stock seen throughout Cherrydale. These dwellings predominantly feature brick facing and/or vinyl cladding and are two to two-and-a-half stories in height with gable roofs. Examples include the houses at 2012 North Taylor Street (1995), 1800 North Randolph Street (2000), 1813 North Randolph Street (2002), and 2228 North Quebec Street (2002).

Although most of the infill housing constructed after 1953 is compatible, there are some buildings that are not characteristic of the neighborhood. The multiple dwelling at 4110 North 18th Road (1960), for example, is clad in a veneer of brick laid in five-course American bond and stucco. The modern building, minimally reflecting the influences of the International style, has a flat roof with overhanging eave on the facade. Rising two stories in height, the rectangular structure is set back from the street much like its historic neighbors, with entry openings on the side elevation accessed by a paved walkway. Other examples of this infill housing can be seen at 4114 North 18th Road (1960), and 4118 North 18th Road (1960). The Lincoln Arms at 2025 North Lincoln Street (1965) is also representative of this non-contributing infill construction. Standing three stories in height with a raised foundation accommodating a parking garage, the building has a brick veneer and shallow hipped gable roof. The large openings on the upper stories that pierce the side elevation have two-light sliding windows and metal balconies accessed by sliding doors.

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Non-Residential Development in Cherrydale

Supporting the residential housing are a number of religious institutions and civic buildings. Typically these resources are sited throughout the community, located on corner lots flanked by single-family dwellings. The two-story buildings, dressed in the popular architectural styles of the period and their residential neighbors, are two stories in height with gabled roofs and prominent entries. Examples include Schutt's Hall at 2100 Quebec Street (1908-1916), the Methodist Society at 1905-1913 Monroe Street (1918-1925), the Cherrydale Volunteer Fire House at 3900 North Lee Highway (1919), and the Masonic Lodge on the second floor of the Cherrydale Hardware Store at 3805 Lee Highway (1936).

Schutt's Hall at 2100 Quebec Street was constructed as a community center in the first decade of the 20th century. Soon after its completion, the building also served as the Cherrydale Methodist Church. The congregation shared this wood frame church with the community until 1918, when construction of their church was completed. Colonial Revival in style, the community center is set on a rock-faced concrete block foundation with pedimented gable ends. To meet the varying religious needs of Cherrydale residents over the years, congregations of the Methodist, Baptist, Scientology, and Seventh Day Adventist churches have also used the former community center as a meeting hall.

The Methodist Society had the building at 1905 Monroe Street constructed in the second decade of the 20th century. Multiple projecting bays, each covered by steeply pitched front gable roofs, augment the cross plan of the building. These front-gabled bays have applied bargeboards in the eaves that mimic cross bracing. The one-story wood-frame structure, now clad with stucco, has a two-story tower. Inset within the cross plan, the tower holds the double-leaf main entry. This opening, like the flanking window openings, has a lancet arch indicative of the Gothic Revival style. All of the window openings, including the transoms, have stained glass. The single openings have double-hung sash, while the larger openings hold three narrow windows set in a single arch connected by tracery. The steeple of the tower is clad in asbestos shingles, the application of which obscures any openings. The square spire has projecting corners that suggest bartizans, which are small turrets found on castles or medieval forts. Pyramidal roofs cover the bartizans and spire. The building is currently home to the Cherrydale Bible Church, and is used as a community chapel.

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The Cherrydale Volunteer Fire House, located at 3900 North Lee Highway, is a modest masonry building, veneered in brick. Since its construction in 1919, the building has been used as a fire house, community center, and specialty store for the Cherrydale neighborhood. It embodies the Colonial Revival style with its hipped roof, gabled dormers, belt courses, and jack-arched lintels. The slightly polygonal-shaped building is two-and-a-half stories in height with a hipped roof clad in asphalt shingles. Set upon a brick foundation, the building is three bays wide and six bays deep. The masonry-constructed building is veneered in brick, laid in five-course American bond on the side and rear elevations. The primary facade has been faced with a veneer of all-stretcher bond brick, ornamented with belt courses. The walls of the building are pierced by segmentally arched window openings, a large garage door, and a commercial-style entry. The second story of the facade is pierced by three equally spaced, segmentally arched openings. The openings contain 6/1 double-hung, wood sash windows with brick sills. A granite cornerstone, set at the northeast corner, has been engraved with "C.V.F.D. A.D. 1919." A granite nameplate, reading "VOLUNTEER FIRE DEPARTMENT," has been placed between the first and second stories of the facade. The roof is detailed with an overhanging eave, exposed rafters, and gabled dormers. Two slender interior brick chimneys with corbeling project from the roof.

One of the largest properties in Cherrydale is occupied by the St. Agnes Catholic Church and School. Located at 2002-2024 North Randolph Street, the property contains a one-story church, school with convent, rectory, and parish hall. St. Agnes Catholic Church, constructed in 1975, consists of a one-story sanctuary faced with stretcher-bond brick with an aluminum cornice and stained-glass fixed metal windows. The sanctuary has a sprawling U-shaped footprint that opens to North Stafford Street. From the western end of the church rises the polygonal concrete steeple flanked by sloping aluminum-clad wings pierced by arched metal stained-glass windows. At the top of the steeple is a cupola capped by a large cross. The facade of the church school, dating from 1946, is composed of three major parts, connected by hyphens. The masonry building rests on a solid brick foundation. It is faced with six-course American bond brick, and each of the three major portions has a hipped roof sheathed in slat shingles. The hyphens have parapet roofs. Both original metal fixed and awning multi-light windows and original eight-light wood casement windows are present on the facade, as well as replacement vinyl-sash windows with various numbers of lights. The southern portion of the building is defined by a recessed entry through massive two-story square concrete piers. Decorative brickwork featured throughout the facade includes corbeling at the cornice levels, solider string courses, rowlock sills and

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soldier lintels, successive brick courses above and quoining around entries. Sandstone accents are also used to define periodic bays and to highlight the entries.

Extant Commercial Properties In Cherrydale

The commercial activity in Cherrydale is generally confined to Lee Highway and Old Dominion Drive. Experiencing two phases of development, the commercial corridor consists of early-20th-century resources set alongside mid- to late-20th-century properties. Although the religious and social institutions of Cherrydale seem to reflect the prominent styles exhibited in the surrounding dwellings, the commercial buildings take a different tack. Rather, commercial buildings in Cherrydale often reflect the Art Deco and Moderne styles of architecture, as well as forms that follow the function of the building rather than any particular architectural style. With improvements in transportation, the county was opened to development, particularly commercial enterprises that flanked the major thoroughfare. Lee Highway, which bisects the Cherrydale residential neighborhood, began to be transformed into a primary transportation route with the arrival of the Great Falls and Old Dominion Railroad Company in 1906. With the abundance of commercial buildings, which were established as early as 1869, Lee Highway was the first road in the neighborhood to be paved, thereby encouraging automobile traffic. As a result, many of the commercial buildings along Lee Highway in the neighborhood of Cherrydale specifically are related to the auto industry, and included such uses as showrooms, repair shops, and gas stations. The development along this road is primarily low-scale, rising just one- or two-stories in height. Many of the masonry structures have flat roofs with parapets, large show windows, and ornamentation presented by the variation of building materials. Historic commercial buildings in the historic district that reflect the development of Cherrydale from the turn of the 20th century to the 1950s include the Cherrydale Hardware Store at 3805 Lee Highway (1936), the Cherrydale Cement Block Company at 3436 Lee Highway (1935c), and the Family Tea House at 4040-4045 Lee Highway (1946).

The Cherrydale Hardware Store at 3805 Lee Highway was erected by the Masonic Lodge, with commercial space on the first story and meeting space on the upper story. The brick building, standing two stories in height, was completed in 1936. It has storefront windows on the façade, a recessed commercial entry, decorative medallions, brick piers on the side elevations, and a flat roof with molded cornice. The original 6/6 double-hung windows on the façade have been removed and the openings

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infilled with glass block, and a two-story addition was added to the rear of the building.

The commercial building at 3436 Lee Highway was the home of the Cherrydale Cement Block Company. Founded by Charles Toone in 1922, the cement block company perfected the production of rock-faced concrete blocks. These blocks were used in the construction of water and sewer drains, as well as many of the foundations and structures of houses in the neighborhood of Cherrydale. The Cherrydale Cement Block Company Building, a good example of 1930s architecture in the commercial section of Cherrydale, has a three-sided façade articulated with brick piers and a paneled cornice.

One of the more unusual commercial buildings in Cherrydale is the Family Tea House at 4040-4045 Lee Highway. Erected about 1946 by speculative developer Frank Lyon, the two-story concrete building is finished with stucco. Historic photographs indicate the round portion of the building, fronting Lee Highway, was pierced with plate glass ribbon windows. Moderne in style, the building has a flat roof and fluted detailing.

As was typically the fate of commercial buildings along major transportation corridors like Lee Highway, many of these buildings have been altered and no longer truly reflect their original design and therefore have been excluded from the historic district. Often historic commercial resources were replaced by more modern larger buildings that maintained the same commercial use. This is the case at 4045 Lee Highway, which is the current home of a 1980s automobile showroom, a use this property has maintained since the second quarter of the 20th century. Modern service stations at 4019 and 4035 Lee Highway have replaced historic filling stations that existed on the sites between 1936 and 1954. Originally, Lee Highway at the western end of Cherrydale was originally lined by single-family freestanding dwellings. None of these residential resources are extant; they were all replaced by non-historic commercial resources in the latter part of the 20th century. The home of Dorsey Donaldson, a prominent resident, was built at the southeast corner of Lee Highway and North Quincy Street (now 3920 Lee Highway) in the third quarter of the 19th century. The two-story dwelling of log construction faced in weatherboard was a major landmark in Cherrydale until it was demolished in 1959 to make way for an automobile showroom. These non-historic commercial buildings, generally one to two stories in height with flat roofs and expansive show windows, are typically set back from the road, surrounded by parking facilities.